

# SNAPSHOT of HOME Program Performance--As of 12/31/10 Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping\*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	A	Overall
<b>Program Progress:</b>			PJs in State: 93				
% of Funds Committed	94.46 %	96.49 %	55	96.48 %	34	34	
% of Funds Disbursed	85.64 %	88.28 %	55	89.00 %	38	28	
Leveraging Ratio for Rental Activities	0.93	5.83	75	4.81	5	15	
% of Completed Rental Disbursements to All Rental Commitments***	88.64 %	77.63 %	41	83.25 %	53	35	
% of Completed CHDO Disbursements to All CHDO Reservations***	62.80 %	70.30 %	53	70.99 %	31	27	
<b>Low-Income Benefit:</b>							
% of 0-50% AMI Renters to All Renters	88.22 %	81.96 %	31	81.75 %	70	63	
% of 0-30% AMI Renters to All Renters***	60.58 %	41.30 %	20	45.84 %	92	78	
<b>Lease-Up:</b>							
% of Occupied Rental Units to All Completed Rental Units***	93.12 %	96.50 %	65	96.12 %	19	22	
<b>Overall Ranking:</b>			In State: 47 / 93		Nationally: 25 35		
<b>HOME Cost Per Unit and Number of Completed Units:</b>							
Rental Unit	\$42,247	\$36,975		\$27,889	1,961 Units	40.90 %	
Homebuyer Unit	\$41,364	\$21,536		\$15,632	139 Units	2.90 %	
Homeowner-Rehab Unit	\$0	\$27,502		\$21,037	0 Units	0.00 %	
TBRA Unit	(\$3,791)	\$2,232		\$3,206	2,692 Units	56.20 %	

\* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (216 PJs)

C = PJ's Annual Allocation is less than \$1 million (284 PJs)

\*\* - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

\*\*\*. This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

## Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): San Francisco CA

**Total Development Costs:**  
(average reported cost per unit in  
HOME-assisted projects)

**PJ:**

**State:\***

**National:\*\***

**Rental**

**Homebuyer**

**Homeowner**

**CHDO Operating Expenses:**  
(% of allocation)

**PJ:**

**National Avg:**

1.1 %

1.2 %

**R.S. Means Cost Index:** 1.23

\$81,377

\$141,290

\$99,461

\$189,802

\$116,319

\$78,568

\$0

\$28,818

\$23,907

### RACE:

	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	<span style="border: 1px solid black; padding: 2px;">26.6</span>	<span style="border: 1px solid black; padding: 2px;">30.9</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">25.8</span>
Black/African American:	<span style="border: 1px solid black; padding: 2px;">28.8</span>	<span style="border: 1px solid black; padding: 2px;">3.6</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">43.3</span>
Asian:	<span style="border: 1px solid black; padding: 2px;">12.5</span>	<span style="border: 1px solid black; padding: 2px;">53.2</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">3.4</span>
American Indian/Alaska Native:	<span style="border: 1px solid black; padding: 2px;">0.8</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.3</span>
Native Hawaiian/Pacific Islander:	<span style="border: 1px solid black; padding: 2px;">0.5</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">1.3</span>
American Indian/Alaska Native and White:	<span style="border: 1px solid black; padding: 2px;">0.1</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.3</span>
Asian and White:	<span style="border: 1px solid black; padding: 2px;">0.1</span>	<span style="border: 1px solid black; padding: 2px;">0.7</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Black/African American and White:	<span style="border: 1px solid black; padding: 2px;">0.2</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.3</span>
American Indian/Alaska Native and Black:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Other Multi Racial:	<span style="border: 1px solid black; padding: 2px;">8.4</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">2.3</span>
Asian/Pacific Islander:	<span style="border: 1px solid black; padding: 2px;">11.4</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>

### ETHNICITY:

Hispanic	<span style="border: 1px solid black; padding: 2px;">10.5</span>	<span style="border: 1px solid black; padding: 2px;">11.5</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">22.8</span>
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### HOUSEHOLD SIZE:

1 Person:	<span style="border: 1px solid black; padding: 2px;">64.9</span>	<span style="border: 1px solid black; padding: 2px;">38.1</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">49.3</span>
2 Persons:	<span style="border: 1px solid black; padding: 2px;">18.0</span>	<span style="border: 1px solid black; padding: 2px;">30.2</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">17.4</span>
3 Persons:	<span style="border: 1px solid black; padding: 2px;">9.3</span>	<span style="border: 1px solid black; padding: 2px;">17.3</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">14.4</span>
4 Persons:	<span style="border: 1px solid black; padding: 2px;">4.6</span>	<span style="border: 1px solid black; padding: 2px;">13.7</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">10.7</span>
5 Persons:	<span style="border: 1px solid black; padding: 2px;">2.1</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">5.7</span>
6 Persons:	<span style="border: 1px solid black; padding: 2px;">1.0</span>	<span style="border: 1px solid black; padding: 2px;">0.7</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">1.3</span>
7 Persons:	<span style="border: 1px solid black; padding: 2px;">0.1</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">1.0</span>
8 or more Persons:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>

### HOUSEHOLD TYPE:

Single/Non-Elderly:	<span style="border: 1px solid black; padding: 2px;">56.2</span>	<span style="border: 1px solid black; padding: 2px;">37.4</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">34.2</span>
Elderly:	<span style="border: 1px solid black; padding: 2px;">22.6</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.3</span>
Related/Single Parent:	<span style="border: 1px solid black; padding: 2px;">13.5</span>	<span style="border: 1px solid black; padding: 2px;">7.9</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">30.2</span>
Related/Two Parent:	<span style="border: 1px solid black; padding: 2px;">5.8</span>	<span style="border: 1px solid black; padding: 2px;">14.4</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">13.4</span>
Other:	<span style="border: 1px solid black; padding: 2px;">1.9</span>	<span style="border: 1px solid black; padding: 2px;">40.3</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">21.8</span>

### SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	<span style="border: 1px solid black; padding: 2px;">15.7</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span> <sup>#</sup>
HOME TBRA:	<span style="border: 1px solid black; padding: 2px;">5.0</span>	
Other:	<span style="border: 1px solid black; padding: 2px;">30.2</span>	
No Assistance:	<span style="border: 1px solid black; padding: 2px;">49.1</span>	

**# of Section 504 Compliant Units / Completed Units Since 2001** 43

\* The State average includes all local and the State PJs within that state

\*\* The National average includes all local and State PJs, and Insular Areas

# Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —  
**SNAPSHOT WORKSHEET - RED FLAG INDICATORS**  
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): San Francisco State: CA Group Rank: 25  
 (Percentile)  
 State Rank: 47 / 93 PJs Overall Rank: 35  
 (Percentile)  
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 77.87%	<b>88.64</b>	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 53.90%	<b>62.8</b>	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	<b>88.22</b>	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.09%	<b>93.12</b>	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.415	<b>2.25</b>	

\* This Threshold indicates approximately the lowest 20% of the PJs

\*\* This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

\*\*\* Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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